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**COMMUNITY DEVELOPMENT DEPARTMENT****PLANNING COMMISSION AGENDA**

Tuesday, April 19, 2005  
 San Bruno Senior Center  
 1555 Crystal Springs Road  
 7:00 p.m.

**Roll Call****Pledge of Allegiance**

1.	Approval of Minutes	April 5, 2005	
2.	Communications		
3.	Public Comment		<b>Actions</b> ↓
4.	<b>127 Acacia Way            (UP-05-05)(MM-05-07)</b>  <u><b>Environmental            Determination:</b></u> Categorical Exemption  <u><b>Zoning:</b></u> R-1 (Single Family Residential)	Request for a Conditional Use Permit to allow construction of an addition, which proposes to increase the Gross Floor Area by more than 50%, exceeds 1,825 square feet without proposing a second garage parking space, and whose second story is not setback at least five feet further from the front setback of the first story; and a request for a Minor Modification to allow the addition to continue an existing 4'-0" side yard setback per Sections 12.200.030B.1, 12.200.080A.2, 12.200.040B.2, and 12.120.010.B of the San Bruno Zoning Ordinance. – Inhabit Kuhl Architecture (Architect/Applicant), Sean Carlin (Owner). <b>UP-05-05; MM-05-07</b>	
5.	<b>758 Cherry Avenue            (UP-05-07)</b>  <u><b>Environmental            Determination:</b></u> Categorical Exemption  <u><b>Zoning:</b></u>	Request for a Conditional Use Permit to allow construction of an addition, which proposes to increase the Gross Floor Area by more than 50% and whose second story plane is not setback at least five feet further than the front setback of the first story per Sections 12.200.030.B.1 and 12.200.040.B.2 of	

	R-1 (Single Family Residential)	the San Bruno Zoning Ordinance. – Lincoln Lue Associates Architect (Applicant), Jeff Wong & Kit Tang (Owners). <b>UP-05-07</b>	
6.	<b>560 3<sup>rd</sup> Avenue</b> <b>(VA-05-01) (MM-05-02)</b>  <u><b>Environmental Determination:</b></u> Categorical Exemption  <u><b>Zoning:</b></u> R-1 (Single Family Residential)	Request for a Variance to allow the construction of an addition, which proposes to encroach into the required 3'-0" side yard setback, and a request for a Minor Modification to exceed the .44 Lot Coverage guideline, per Sections 12.96.060D.5 and 12.120.010A of the San Bruno Zoning Ordinance. – Antonio and Ana Borja (Applicant/Owner). <b>VA-05-01; MM-05-02</b>	
7.	<b>Skycrest Center</b> <b>(100 Skycrest Center)</b> <b>(PD-04-01) (GPA-04-01)</b>  <u><b>Zoning:</b></u> C (Commercial)	<p><b>This following item has been removed from the agenda calendar and will be on a future Planning Commission agenda. All residents will be noticed at least ten (10) days before this meeting.</b></p> <p>Request for approval of Mitigated Negative Declaration for the construction of 27 single family homes on a 2.59 acre portion of the Skycrest Shopping Center. This review is in accordance with the California Environmental Quality Act (CEQA).</p> <p>Kenmark Real Estate Group (Applicant); Willow Green Associates (Owner). <b>PD-04-01; GPA-04-01</b></p>	
8.	<b>City Staff Discussion</b>	Upcoming BPC events  Selection of May 12, 2005 Architectural Review Committee Members	
9.	<b>Planning Commission Discussion</b>		
10.	<b>Adjournment</b>		

*Note: If you challenge the above actions in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this agenda, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.*